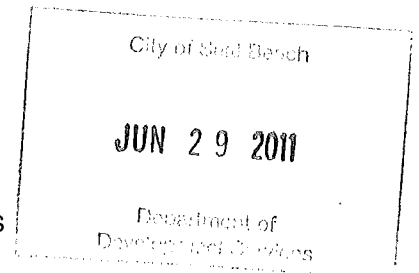


ORANGE COUNTY SANITATION DISTRICT

We protect public health and the environment by providing effective wastewater collection, treatment, and recycling.

June 27, 2011

Mark Persico, AICP, Director of Development Services
Development Services Department
City of Seal Beach
211 8th Street
Seal Beach, CA 90740



SUBJECT: Notice of Preparation of a Draft Environmental Impact Report for
the Department of Water and Power Specific Plan Amendment

This letter is in response to the above referenced Draft Environmental Impact Report (EIR) Notice of Preparation (NOP) for a project within the City of Seal Beach (City). The project site is located at the southwest corner of 1st Street and Marina Drive within the City of Seal Beach.

The proposed project would allow for the development of a 48-lot residential development on 4.3 acres and 6.4 acres of open space/parkland. The project site is within the jurisdiction of the Orange County Sanitation District (OCSD).

Please indicate how the connection to the City sewers will lead into the OCSD system. OCSD is concerned that the existing sewer may not have capacity to serve the project, and requests that a sewer study be performed unless it can be demonstrated that the project will not generate a significant increase in flows. Please indicate if the project will require any modifications to city sewers or if our records on the city sewers are incorrect. This could be done by a figure to display wastewater routing into the OCSD system. Use the following flow factors to estimate current and future flows in the Draft Environmental Impact Report:

- 727 gpd/acre for estate density residential (0-3 d.u. /acre)
- 1488 gpd/acre for low density residential (4-7d.u. /acre)
- 3451 gpd/acre for medium density residential (8-16 d.u./acre)
- 5474 gpd/acre for medium-high density residential (17-25 d.u./acre)
- 7516 gpd/acre for high density residential (26-35 d.u./acre)
- 2262 gpd/acre for commercial/office
- 3167 gpd/acre for industrial
- 2715 gpd/acre for institutional
- 5429 gpd/acre for high intensity industrial/commercial

Serving
Anaheim
Brea
Buena Park
Cypress
Fountain Valley
Fullerton
Garden Grove
Huntington Beach
Irvine
La Habra
La Palma
Los Alamitos
Newport Beach
Orange
Placentia
Santa Ana
Seal Beach
Stanton
Tustin
Villa Park
Yorba Linda
Costa Mesa
Sanitary District
Midway City
Sanitary District
Irvine Ranch
Water District
County of Orange



recycled paper



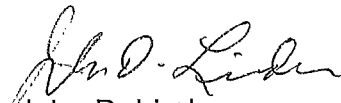
Mark Persico
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- 150 gpd/room for hotels and motels
- 50 gal./seat for restaurants
- 129 gpd/acre for recreation and open space usage

Also, please note that any construction dewatering operations that involve discharges to the local or regional sanitary sewer system must be permitted by OCSD prior to discharges. OCSD staff will need to review/approve the water quality of any discharges and the measures necessary to eliminate materials like sands, silts, and other regulated compounds prior to discharge to the sanitary sewer system.

You may use more specific flow factors if you think it will more accurately portray the project's estimated flows and impacts to the local sewer system.

Thank you for the opportunity to comment on the proposed development. If you have any questions regarding sewer connection fees, please contact Wendy Smith at (714) 593-7880. For planning issues regarding this project, please contact Jim Burror, Engineering Supervisor, at (714) 593-7335.


John D. Linder
Engineering Manager

JDL:dc;sa

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